



**MINUTES
ZONING ADMINISTRATOR PUBLIC HEARING MEETING
REGULAR MEETING OF AUGUST 23, 2010**

CALL TO ORDER: Zoning Administrator Barbara Meerjans

STAFF PRESENT: Barbara Meerjans, Zoning Administrator
Joel Pullen, Planner II
Tanu Jagtap, Zoning Technician

PUBLIC HEARING ITEMS

- Item 1. **CLEARWIRE FACADE – OMAR – 5193 OMAR STREET – (PLN2010-00261)**
– to consider a Zoning Administrator Use Permit for a wireless telecommunication system facility consisting of three panel antennas and one internet service provider to be mounted on an existing lattice tower and ground equipment underneath the lattice tower located in the Irvington Planning Area. The project is categorically exempt under Guideline 15301 of the California Environmental Quality Act (CEQA), Existing Facilities.
Project Planner – Tanu Jagtap, (510) 494-4537, tjagtap@fremont.gov

The hearing was opened and there were no public speakers.

THE ZONING ADMINISTRATOR TOOK THE FOLLOWING ACTION ON ITEM 1: HOLD PUBLIC HEARING.

AND

FIND THAT THE PROJECT IS CATEGORICALLY EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) UNDER THIS PROJECT IS EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PER GUIDELINE 15303, NEW CONSTRUCTION OR CONVERSION OF SMALL STRUCTURES

AND

APPROVE PLN2010-00261, AS SHOWN ON EXHIBIT “A”, SUBJECT TO FINDINGS AND CONDITIONS IN EXHIBIT “B”.

ITEM 1 WAS APPROVED, BASED ON FINDINGS AND SUBJECT TO CONDITIONS.

- Item 2. **CLEARWIRE FACADE – MOHAWK – 43801 MISSION BOULEVARD – (PLN2010-00262)** – to consider a Zoning Administrator Use Permit for a wireless telecommunication system facility consisting of three panel antennas and one internet service provider to be mounted on an existing lattice tower and ground equipment underneath the lattice tower located in the Irvington Planning Area. The project is categorically exempt under Guideline 15301 of the California Environmental Quality Act (CEQA), Existing Facilities.
Project Planner – Tanu Jagtap, (510) 494-4537, tjagtap@fremont.gov

The hearing was opened and there were no public speakers.

THE ZONING ADMINISTRATOR TOOK THE FOLLOWING ACTION ON ITEM 2: HOLD PUBLIC HEARING.

AND

FIND THAT THE PROJECT IS EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) UNDER GUIDELINE 15301 OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) EXISTING FACILITIES.

AND

FIND PLN2010-00262 IS IN CONFORMANCE WITH THE RELEVANT PROVISIONS CONTAINED IN THE CITY'S EXISTING GENERAL PLAN. THESE PROVISIONS INCLUDE THE DESIGNATIONS, GOALS, OBJECTIVES AND POLICIES SET FORTH IN THE GENERAL PLAN'S PUBLIC FACILITIES CHAPTER7 AS ENUMERATED WITHIN THE STAFF REPORT.

AND

APPROVE PLN2010-00262, AS SHOWN ON EXHIBIT “A”, SUBJECT TO FINDINGS AND CONDITIONS IN EXHIBIT “B”.

ITEM 2 WAS APPROVED, BASED ON FINDINGS AND SUBJECT TO CONDITIONS.

- Item 3. **TA’LEEF COLLECTIVE ZAP – 43170 OSGOOD ROAD – (PLN2010-00276)** – to consider a Zoning Administrator Permit for a religious facility located in an existing multi-tenant industrial building in the Irvington Planning Area. This project is exempt from the California Environmental Quality Act (CEQA) per Guideline 15301, Existing Facilities.
Project Planner – Joel Pullen, (510) 494-4436, jpullen@fremont.gov

The hearing was opened and there was one public speaker, Carol Meyer, representing Greenbriar Homes. She was concerned her business parking would be impeded. A condition was added addressing her parking.

THE ZONING ADMINISTRATOR TOOK THE FOLLOWING ACTION ON ITEM 3: HOLD PUBLIC HEARING.

AND

FIND THAT THE PROJECT IS CATEGORICALLY EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) UNDER 15301 OF THE CEQA GUIDELINES AS A MINOR ALTERATION TO AN EXISTING FACILITY.

AND

FIND ZONING ADMINISTRATOR PERMIT PLN2010-00276 IS IN CONFORMANCE WITH THE RELEVANT PROVISIONS CONTAINED IN THE CITY'S EXISTING GENERAL PLAN. THESE PROVISIONS INCLUDE THE DESIGNATIONS, GOALS, OBJECTIVES AND POLICIES SET FORTH

IN THE GENERAL PLAN'S LAND USE CHAPTER AS ENUMERATED WITHIN THE STAFF REPORT.

AND

APPROVE ZONING ADMINISTRATOR PERMIT PLN2010-00276, AS SHOWN ON EXHIBIT "A", SUBJECT TO FINDINGS AND CONDITIONS IN EXHIBIT "B".

ITEM 3 WAS APPROVED, BASED ON FINDINGS AND SUBJECT TO CONDITIONS.

- Item. 4. **HYATT RESTAURANT – 3101 W. WARREN AVENUE – (PLN2010-00285)** – to consider a Zoning Administrator Use Permit to allow sale and service of all alcoholic beverages within an existing restaurant located in the Industrial Planning Area. This project is exempt from the California Environmental Quality Act (CEQA) per Guideline 15301, Existing Facilities.
Project Planner – Tanu Jagtap, (510) 494-4537, tjagtap@fremont.gov

The hearing was opened and there were no public speakers.

THE ZONING ADMINISTRATOR TOOK THE FOLLOWING ACTION ON ITEM 4: HOLD PUBLIC HEARING.

AND

FIND THAT THE PROJECT IS CATEGORICALLY EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) UNDER 15301 OF THE CEQA GUIDELINE BECAUSE THE NEW USE IS BEING PROPOSED IN AN EXISTING FACILITY.

AND

FIND PLN2010-00285 IS IN CONFORMANCE WITH THE RELEVANT PROVISIONS CONTAINED IN THE CITY'S EXISTING GENERAL PLAN. THESE PROVISIONS INCLUDE THE DESIGNATIONS, GOALS, OBJECTIVES AND POLICIES SET FORTH IN THE GENERAL PLAN'S LAND USE CHAPTER AS ENUMERATED WITHIN THE STAFF REPORT.

AND

APPROVE PLN2010-00285, AS SHOWN ON EXHIBIT "A", SUBJECT TO FINDINGS AND CONDITIONS IN EXHIBIT "B".

ITEM 4 WAS APPROVED, BASED ON FINDINGS AND SUBJECT TO CONDITIONS.

Meeting adjourned at 2:30 p.m.

APPROVED BY:



Barbara Meerjans
Zoning Administrator